

Memo

To: Marvin Krout - Planning
From: Nick McElvain - LWS
Date: April 25, 2003
Subject: 2003 Annual Review of the Comprehensive Plan

LWS has comments on many of the proposed amendments. We considered that items 1, 3, 4, 5, 6, 7, 9, 16 and 17 had no effect or impact on the water utility, and therefore no comments on those items are submitted.

One thing that is common for all of the proposed amendments below is that in general the required improvements necessary to serve these areas are not contained in the current Capital Improvements Program. LWS has submitted a proposed CIP that contains a rather aggressive schedule for extending service to the "Priority A" areas of Tier One of the Comp Plan.

However, most of the improvements in that proposed CIP cannot be funded without significant additional revenue, which includes rate increases and additional revenue bonds. The comments regarding when projects are scheduled all presume that the financing and construction schedule in the proposed CIP will be supported. If it is not, the dates and costs shown would of necessity be pushed to later years.

- # 2. Water Master Plan - we support the inclusion of this plan in the Comp Plan
- # 8. 84th & Havelock - County Events Center - A 16" water main would need to be extended east in Havelock Ave to the eastern limits of the developed area. This project is not in the proposed CIP.
- # 10. N 14th & Alvo Rd - The proposed changes in zoning should have no effect on water issues, since all of the required improvement are contained in the annexation agreement. If different sizes are necessary to meet the design standards for the revised land uses, the developer would be responsible for those costs.
- # 11. 98th & "O" St - The improvements necessary to serve this area are currently in FYE 2009 through 2011 in the proposed CIP. To meet this accelerated schedule, these mains would either need to be moved up in the CIP, or the developer provide the financing on his schedule, and then possibly be reimbursed in the future. Total cost of the mains required are as follows -

Holdrege, 88 th to 98 th	16"	\$500,000
"O", 84 th to 98 th	16"	\$600,000
98 th , "O" to Holdrege	24"	\$900,000

- # 12. S 66th & Hwy 2 - Water is currently not available for this site. A 12" main would need to be extended in Hwy 2, from 66th to 59th to serve this area. Such a main would be primarily the responsibility of the developer, with a possible subsidy by LWS based on land use and design standards.
- # 13. Hwy 2 & Pine Lake Rd - Water is currently not available for this site. A 12" main would need to be extended from the 24" main in Pine Lake Rd to serve this development area. Such a main would be primarily the responsibility of the developer, with a possible subsidy by LWS based on land use and design standards.
- # 14. S 27th & Yankee Hill Rd (north side) - Water is currently not available for this site. A 16" main is proposed to be constructed by the developer in conjunction with the paving of this segment of roadway.
- # 15. S 27th & Yankee Hill Rd (south side) - Water is currently not available for this site. A 30" main is scheduled to be constructed in Yankee Hill in 2003 in conjunction with the paving project. A 24" main is scheduled for S 27th St in 2005 in the proposed CIP. None of these improvements are dependent on the proposed land use changes.
- # 18. 91st & Hwy 2 - Water is currently available for this development through projects that were built as part of the annexation agreement.
- # 19. West Denton & Homestead Expressway - Water is currently not available for this site. 16" water mains will need to be extended south in Folsom from West Prospector to West Denton Road. The first mile could be built in the next year as part of the effort to serve the Regional Center. The mains from Pioneer south are scheduled for 2009 to 2010 in the proposed CIP.

Please feel free to contact me at 1-5931 if you have any questions regarding any of the above comments.